

12318 E SUMMER TRAIL

AMENITIES

UPSTAIRS PRIMARY BEDROOM SUITE:

Coffee station with sink and refrigerator

Balconies on both sides, east and west

City and Mountain Views

Coffered Ceiling

Two water closets and vanities

Two walk-in closets

Pass through shower with steamer

Surround sound

Real wood floor

In floor safe.

Stackable washer/dryer

Gas Fireplace

KITCHEN:

Granite island with prep sink

All Wolf appliances

Gas cooktop

Double oven

Drawer microwave

Wood panel refrigerator

Wine refrigerator

DOWNSTAIRS:

Entertainment/Game Room:

Surround sound

Entertainment center with TV

Optional pool table and Shuffleboard table

Small refrigerator and microwave

Full gym room with optional equipment and dry sauna (bedroom)

Second bedroom with Murphy Bed

Full Bath

BACKYARD:

Three Ramadas

Covered Outdoor kitchen

Refrigerator and sink

Two BBQs - one gas and one charcoal

Granite countertop

Ramada by pool with fireplace and TV

Ramada downstairs with turf grass, play area and playset

Large Saltwater Pool with slide

Built-in spa

Fountain

FRONT AREA:

3 car garage, brand new floor coating and steel cabinets, refrigerator, TV

Long circular pavers driveway

Imported Italian fountain

Pickleball/basketball court - lighted

Green house

SEPARATE GUEST HOUSE:

With attached garage/storage area

Stackable washer/dryer

Dishwasher, oven, microwave, refrigerator

Full bath

Built in bookshelves

Covered patio

Dog run

Separate electric gated entrance

AC unit

HORSE FACILITIES:

Masonry Tack room and Hay storage

4 covered stalls

Large Lighted Arena

Automatic water feeders

Covered porch

Bathroom

Drinking fountain

Hitching post

Wash rack

Fire pit

MISCELLANEOUS:

Water filter and Softener

Whole House Sprinkler System

Central Vacuum

Speakers throughout the house

Control4 system with remote access

3 Indoor security cameras and 5 outdoors cameras

Alarm system

2 Separate Custom Electric Gated entrances

3 AC units

Tesla Solar panels

Tesla charging station in garage

Lutron Lighting